



Aylesford Parish Council

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To All Members of the Planning Committee

**Agenda for the Meeting of the Planning Committee to be held on
Tuesday 3 September 2019 at the Parish Council Office commencing
at 7.30pm**

Agenda

1. Apologies

2. Declarations of Interest

3. Minutes of the Meeting held on 6 August 2019

4. Planning Applications

4.1 TM/19/01818/TPOC – 23 Walsham Road, Walderslade

T1 Hornbeam – Crown reduction, reduce tree over garden by up to 3m in height and width due to extensive leaning into garden and T2 Maple – section fell to ground level as tree is suppressed by surrounding trees and is displaying poor health and vitality.

4.2 TM/19/01848/FL – 5 Forest Drive, Walderslade

Erection of conservatory to the rear

4.3 TM/19/01795/TPOC – 7 Catkin Close, Walderslade

Oak Tree – Reduce crown by 20 – 30% (tree growing over pavement & over garage roofs)

4.4 TM/19/01869/TNCA – 37 Rochester Road, Aylesford North

T1 Holly – Reduce by 30% and T2 Ash – re-pollard back to previous points. Trees are located in The Old Church, 31 Rochester Road, Aylesford

4.5 TM/19/01770/FL – 479 Station Road, Aylesford South

Rear double storey extension with associated internal alterations. Demolish single garage and 2x sheds. Build 2x outbuildings (one utility with storage over and replacement double garage with open front and storage over. Removal of Pine/Conifer trees

4.6 TM19/01767/FL – 84 Collingwood Road, Blue Bell Hill

New storage/tent drying building in Kits Coty Glamping Site

4.7 TM/19/01754/TPOC – 17 Oaks Dene, Walderslade

Oak – Removal of tree causing damage to rear of property

4.8 TM/19/01553/FL – Land East of 136 – 146 Common Road, Blue Bell Hill

Change of use from equestrian to residential – Amended Plan to now include accessway

4.9 TM/19/00979/FL – South Aylesford Retail Park, Quarry Wood, Aylesford South

Erection of new retail units, a ‘Pod’ building for retail and café restaurant purposes with local amenity uses above. A new area of public realm along with access, car parking, servicing facilities, landscaping and associated works

4.10 TM/19/01778/TPOC – Land at Walderslade Woods, Walderslade

Task 1 Mixed Species Trees (trees behind 49 Walsham Road) prune back to rear fence of no. 49 Walsham Road by removing up to 1m of growth to allow clearance of no more than 1m from boundary line

4.11 TM/19/01816/OA – Land East of A229 and West of Chatham Road, Blue Bell Hill

Outline Application – For up to 39 dwellings with associated infrastructure and works

4.12 TM/19/01954/TNCA – 259 Woodlands Road, Aylesford South

T1 – Silver Birch to fell dead to fence height. T2 – Hornbeam to reduce to approx. 10m x 3m diameter. T3 – Sweet Chestnut to repollard, T4 – 4 stemmed Sweet Chestnut to repollard. T5 – Oak to reduce giving 2m of clearance of garage and 6m clearance of the road

4.13 TM/19/01877/FL – Pear Tree Cottage, 111 Bull Lane, Eccles

Two storey rear extension and single storey rear/side extension

4.14 KCC/TM/0172/2019 – Aylesford Quarry, Rochester Road, Aylesford North

Section 73 application for the variation of conditions W2, W4 & W6 and the removal of conditions W7 and W8 relating to vehicle access to the West Lake area and the output of minerals of planning permission TM/18/2555

4.15 KCC/TM/0171/2019 - Aylesford Quarry, Rochester Road, Aylesford North

Section 73 application for the variation of conditions W2, W3, W4 & W6 relating to vehicular access to the West Lake area for planning permission TM/18/2549

4.16 TM/18/2555/RE35 - Aylesford Quarry, Rochester Road, Aylesford North

Details of new storage, garaging and workshop building and the repair and refurbishment of the existing yard area to be used ancillary to the new building pursuant to condition E35 of planning permission TM/18/2555

4.17 TM/18/2555/REVAR - Aylesford Quarry, Rochester Road, Aylesford North

Details of an Ecological Mitigation Strategy and Site Wide Management Plan (condition E47), Landscaping Scheme (condition E48) and Aftercare Programme (condition E49). Details of fencing in the vicinity of the SSSI and RIGS Sand Face and signage in the vicinity of these and the main East Lake (condition E52) pursuant to planning permission TM/18/2555

4.18 TM/18/2549/REVAR - Aylesford Quarry, Rochester Road, Aylesford North

Details of Ecological Mitigation Strategy and a Site Wide Management Plan (condition E40), Landscaping Scheme (condition E41), Aftercare Programme (condition E42). Details of fencing in the vicinity of the SSSI and RIGS Sand Face and signage in the vicinity of these and the main East Lake (condition E45) pursuant to planning permission TM/18/2549

4.19 Proposed Radio Base Station – Hermitage Lane, Aylesford South

Removal of existing 15m slim-line monopole and install a replacement 15m slim-line monopole and 1x GPS module. The replacement column will resemble as closely as possible to the existing column with it being the same width and colour. The site is needed to provide enhanced coverage for 2G, 3G and particularly 4G technology.

4.20 Proposed Radio Base Station – Land Adjacent to Old Chatham Road, Blue Bell Hill

Installation of 15m monopole with internal antennas, a radio equipment cabinet and associated meter cabinet. The proposed base station is needed to provide a significant increase in network services to the area, particularly 4G.

4.21 TM/10/2029/A2/R26A – Hermitage Quarry, Hermitage Lane, Aylesford South

Application for prior approval for the installation of a ready mixed concrete batching plant pursuant to Condition 23 of planning permission TM/10/2029

4.22 TM19/01983/TNCA – The Cedars 103 High Street, Aylesford North

T1 – self-sown half branch of Sycamore – fell. T2 Holly – about 10m high only 3m from house – it is 900 in circumference and growing fast on a rather steep bank. The roots are liable to take down the bank either due to wind rocking or just be sheer development.

4.23 TM19/01895/TPOC – Land Parcel 2 Oakleigh Close, Walderslade

Reduce back mature Sissle Oak to previous pruning points on the east side and remove small limb over garden. Lift tree branches to 5.2m over the highway, the first 0.5m over the footway and 2.4m high over the remainder of footway. Remove 9 Sapling Ash growing along South boundary of garden fence.

5. Determinations where Parish Council raised objections

TM/19/01639/FL – 237 Woodlands Road, Aylesford South

Garage conversion, single storey front extension and ground floor fenestration alterations.

APC - Objection – The garage conversion and the lack of on-site parking provision leads to an increase in street parking.

TMBC – Approved – The proposal will result in the loss of one parking space and will leave approx. 1 to 2 spaces on the driveway, which adheres to KCC’s parking standards and will provide adequate parking provision for a property of this size (a max of 2 spaces for a four bedroom dwelling). It must also be noted that the garage to be converted is too narrow for a modern car (currently 2.3m wide), the adopted standards recommend a minimum of 3.6m therefore the conversion will not see an actual loss of a usable parking space.

6. Enforcements - Confidential

Enforcement Cases being investigated

Papion Grove (10/06/19)

Phoenix Mews (17/06/19)

Gorse Crescent (01/07/19)

High Street (15/07/19)

Hengist Drive (15/07/19)

Robin Hood Lane (05/08/19)

Robin Hood Lane (05/08/19)

Enforcement Cases Closed

Robin Hood Lane (05/08/19)

London Road (12/08/19)

7. Any Other Business

Neil Harris

Clerk to the Council

Date: 28 August 2019